

**LICENSES AND CONSUMER SERVICES
LICENSE INSPECTOR'S REPORT**

License Numbers: L215-50007 & L313-50016

Police File Number: 13456

Date of Application: November 4, 2013

Inspector: Michele Harvet, 612-673-5484

Applicant/Legal Entity: Boom Island Brewing Company, LLC

DBA/Trade Name: Boom Island Brewing Company

Complete Address: 2014 Washington Ave N, Minneapolis, MN 55411

Licenses Requested: On-Sale Liquor, Taproom, Class E and Off-Sale Malt Liquor, Growler

Current License: None

Purpose of Application: This brewery wants to obtain a new Taproom and Growler license to sell the beer they brew directly to the public.

Responsible person within 75 miles of Minneapolis City Hall: William "Kevin" Welch

Public Hearing Requirement: Required

License Conditions: None at this time

Neighborhood/Ward: Hawthorne / 3

Zoning: I2 – This is a permitted use in the Medium Industrial District.

7 acre requirement: Met

Off-Street Parking: The Office of the Zoning Administrator has determined that four spaces are required to be provided on site.

Churches or schools within 300 feet of the proposed premises: No

Seating: Inside: 28 Seats Outside: 12

Fire Occupancy: Inside: 49 Maximum Capacity Outside: 20

Food Service Requirement: The applicant is exempt from providing minimum food service per MCO 360.65.

Hours of operation proposed: Tuesday – Friday: 5:00pm to 10:00pm
Saturday: 12:00pm to 10:00pm

Metropolitan Council Service Availability Charges: A recent SAC determination states that this project has two units to be charged. This has already been paid by the applicant.

HISTORY OF LOCATION

This location has held motor vehicle used parts dealer and repair garage licenses from 1997 to 2006.

APPLICANT

The applicant is Boom Island Brewing Company, LLC, a Minnesota company formed on January 25, 2010, under Chapter 322B (File Number 3676679-2), having the required restriction on the transfer of shares and has the following members:

<u>Name</u>	<u>DOB</u>	<u>Title</u>	<u>Shares</u>
William Kevin Welch	8/23/74	President	50%
Qiuxia Hu Welch	9/16/75	CEO	50%

The applicants meet all minimum requirements including criminal background check.

MANAGER

The manager of Boom Island Brewing Company will be Kevin Welch. Mr. Welch has twelve years of brewing experience, about four years of retail alcohol service at restaurants and has done extensive research on brewing techniques, quality control, and yeast culturing over the years. He and his wife have also been operating a microbrewery along with an off-sale growler license at 2201 2nd Street North in Minneapolis for the last two years. They are moving to this new location to expand their business.

POLICE REVIEW

Police Licensing and this Inspector have reviewed the expenses and source of funds reported in this application. The applicants have provided documentation showing adequate legal and traceable funding for this venture and have passed the criminal background check. The Fourth Precinct of the Minneapolis Police Department has discussed security issues with the applicant.

PREMISES

The entire beer brewing facility and taproom will be located on the first floor of 2014 Washington Avenue North. The taproom is approximately 660 square feet of this facility and has seating for 28 people at tables and a bar area that seats 3 people. The rest of the space is for the beer production units, a cooler, an office, restrooms and storage. The space is compact and contiguous. There are no undefined areas. There is an outdoor patio/café in back of the establishment in between the building and the parking lot. It will have seating for 12 people with a maximum capacity of 20 people.

BUSINESS PLAN/OPERATIONS

Boom Island Brewing will provide in writing to all managers and employees that the establishment will not sell alcohol to anyone who is under 21 years of age. Conscious failure to comply on behalf of the staff member will result in immediate dismissal. Each employee will be provided with a summary of the laws regarding alcohol sales. Employees are to sign

an alcohol sales and services agreement stating that they understand the laws regarding alcohol sales to minors and the establishment's policy. Every customer must present a photo identification regardless of age. It is Boom Island's policy to sell without proof of age. Regular training will take place on a bi-monthly basis. Employees will be spot checked regarding their compliance and will be rewarded for exceptional performance as responsible alcoholic beverage sellers.

Boom Island Brewing will have all entrances staffed by security personnel who have been trained in properly checking identification. The taproom manager will serve as head of the security staff. Both entrance security and taproom manager shall keep a current tally of occupancy. Security staff will also patrol sidewalks as well as the parking lot and will coordinate with the security staff of the two nearby alcohol establishments to communicate any issues or concerns which may develop. Boom Island will maintain a "do not admit" list and share with city staff upon request.

Noise complaints will be addressed promptly by Boom Island Brewing by notifying the owner/manager, Kevin Welch. They will monitor patrons outside the establishment as well to make sure they are not disturbing neighbors. There are gates enclosing the parking lot. They will be closed within a short amount of time from closing time. There will be no speakers placed outside. The patio is not near residents.

The hours of operation for the taproom and growler sales will be 5:00pm to 10:00pm Tuesday through Friday and 12:00pm to 10:00pm on Saturdays. Growler sales will occur from behind the bar. No consumption of growlers will be allowed on the licensed premises.

Boom Island will not prepare or serve any food. They will have food trucks stop by to provide food for their customers.

The entertainment will consist of prerecorded background music.

Litter will be removed at the end of retail hours on a daily basis on and within 100 feet of the premises.

There will be no sports sponsorships or charitable gambling.

PUBLIC HEARING SUMMARY

A public hearing is required for these license applications. 85 notices were mailed to residents and property owners within 600 feet of the premises on November 26, 2013 and emailed to Council Member Hofstede, the Hawthorne Neighborhood Council, the Northwest Minneapolis Business Association and the West Broadway Business and Area Coalition on November 25, 2013. The public hearing will be held on December 9, 2013 at the Regulatory, Energy and Environment Committee meeting.

RECOMMENDATION

The Licenses and Consumer Services Division recommends approving this application for an On-Sale Liquor, Taproom, Class E license and Off-Sale Malt Liquor, Growler license.

LICENSE CONDITIONS

None at this time.